

# COMMITTEE AMENDMENT FORM

DATE: 04/26/ 05

COMMITTEE	<u>ZONING</u>	PAGE NUM. (S)1
ORDINANCE I. D.	<u>#05-O-0537</u>	SECTION (S) <u>2</u>
RESOLUTION I. D.	<u>#05-R-</u>	PARA.

**AMENDS THE LEGISLATION BY INSERTING A NEW SECTION 2 WHICH READS AS FOLLOWS:**

**SECTION 2:** That this amendment is approved under the provision of section 16-25.003 of the Zoning Ordinance of the City of Atlanta, entitled "Special Use Permits, Procedural Requirements", and the Director, Bureau of Buildings, shall issue a building permit only in compliance with the applicable provisions of this part. The applicable conditional site plan attached hereto is incorporated by reference as a condition to this permit. The hazardous materials permitted to be manufactured or stored on this site are limited to cleaners and similar items associated with HVAC, refrigeration, janitorial and food service industries. No other hazardous materials are allowed on site. The Special Use Permit hereby approved does not authorize the violation of any zoning district regulations. District regulation variances can be approved only by application of the Board of Zoning Adjustment.

Municipal Clerk  
Atlanta, Georgia

05- 0 -0537

AN ORDINANCE  
BY: ZONING COMMITTEE

U-05--08

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

SECTION 1. Under the provisions of (Section 16-17.005 (1)(k) of the Zoning Ordinance of the City of Atlanta, a Special Use Permit for a Hazardous Manufacturing Facility is hereby approved. Said use is granted to KAM Properties, LLC. and is to be located at **3471 Atlanta Industrial Parkway, N.W.** to wit:

ALL THAT TRACT or parcel of land lying and being in Land Lots 261, 262, 266 and 267, 17<sup>th</sup> District, Fulton County, Georgia, being more particularly described by the attached legal description.

SECTION 2. That this amendment is approved under the provisions of Section 16-25.003 of the Zoning Ordinance of the City of Atlanta, entitled, "Special Use Permits, Procedural Requirements", and the Director, Bureau of Buildings, shall issue a building permit only in compliance with the applicable provisions of this part. The applicable conditional site plan and any other conditions hereby imposed are enumerated by attachment. The Special Use Permit hereby approved does not authorize the violation of any zoning district regulations. District regulation variances can be approved only by application to the Board of Zoning Adjustment.

SECTION 3. That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

**Conditions for U-05-08 for 3471 Atlanta Industrial Parkway, N.W.**

1. Conditioned upon the approval of rezoning application Z-05-06 (rezoning property from the I-1 (Light Industrial) District and I-2 (Heavy Industrial) District to the I-2 (Heavy Industrial) District).

R=30.00'  
L= 47.12'  
CHD=42.43'  
N32°56'38"E

R=500.00'  
L= 57.26'  
CHD= 57.23'  
N15°20'14"W

ATLANTA INDUSTRIAL PARKWAY  
(R/W VARIES)

POINT OF BEGINNING

N77°56'38"E

FDC VALVE

POWER BOX

GAS ENTRY

BRICK BUILDING

GAS ENTRY

CHAIN LINK FENCE

D.I.

GAS ENTRY

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

D.I.

SITE 24  
TOTAL AREA  
95,027.47 SQ. FT.  
2.18 ACRES

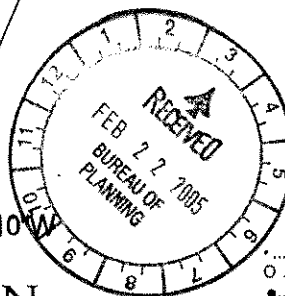
ATLANTA INDUSTRIAL (60' R/W)



SURVEY FOR:  
ATLANTIC CHEMICAL  
AND EQUIPMENT, INC.

7-05-06  
4-05-08

NOTE: All lot corners are absent.  
Reconstruction of this lot was  
based on corners found on lots  
29 and 44.



#### LEGEND

- ..... SURVEY POINT
- O ..... IRON MONUMENT SET
- ..... IRON MONUMENT FOUND
- (D) ..... DEED DISTANCE/BEARING
- (R) ..... RECORDED
- (C) ..... COMPUTED
- (P) ..... PLAT DISTANCE/BEARING
- (S) ..... SURVEYED/ACTUAL
- R ..... RADIUS
- CHD .. CHORD DISTANCED
- Δ ..... CENTRAL ANGLE
- P.C. ... POINT OF CURVE
- P.T. ... POINT OF TANGENCY
- R/W ... RIGHT-OF-WAY
- LL ..... LAND LOT
- LLL ..... LAND LOT LINE

NOTES:  
EQUIPMENT USED: NIKON DTM 310  
BEARINGS SHOWN ARE BASED ON  
FIELD DATA UPON WHICH THIS PLAT  
IS BASED HAS A MINIMUM CLOSURE  
ON ONE FOOT IN 10,000 FEET; AND  
AN ANGULAR ERROR OF 03" PER  
ANGLE AND WAS ADJUSTED USING  
COMPASS RULE

LAND LOT NO: 261, 262, 267  
DISTRICT NO: 17TH  
SECTION:  
COUNTY: FULTON  
PROPERTY ADDRESS:

DATE OF SURVEY: 10-8-2004  
SURVEY NO: 2889  
SURVEY PREPARED FOR:  
LEGAL DESCRIPTION:

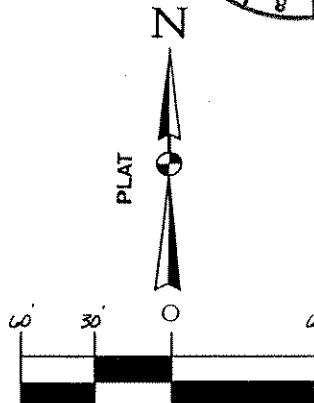
SEE ATTACHED

THE ABOVE DESCRIBED PROPERTY/STRUCTURE DOES NOT LIE  
WITHIN A FEDERALLY DESIGNATED 100 YR. FLOOD ZONE.

#### SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE SURVEY SHOWN  
HEREON IS A TRUE AND CORRECT REPRESENTATION  
OF THE LAND(S) DESCRIBED AS SURVEYED  
UNDER MY DIRECT PERSONAL SUPERVISION.

JOHN L. FAILLA GEORGIA RLS # 2720



GRAPHIC SCALE IN FEET  
SCALE 1"= 60'

ASAP LAND SURVEYING

6570 BRITANNIA PLACE

770-888-7788

CUMMING, GA 30040

Z-05-06